



**NORTH HILLS WEST NEIGHBORHOOD COUNCIL**  
**General Board Meeting Minutes, Thursday, February 21, 2019**  
at New Horizons, 15725 Parthenia St., North Hills, CA 91343  
Minutes Approved 3/21/2019

NHWNC (and all other) Meeting Minutes are a summary; Minutes were not, are not and are never meant to be an exact, verbatim, word-for-word transcript or comprehensive record of what was said at a Meeting. Exceptions: Motion(s) (included as stated at the Meeting, or, if not stated, as written on the Agenda); quotes (words that have quotation marks (“”)) at the beginning and ending of a word or words); and Agenda wording copied into the Minutes.

**1. Welcome and Pledge of Allegiance.**

President Dan Gibson called the Meeting to order at 7:07 p.m. The Pledge of Allegiance was said.

**2. Roll Call and the announcement of Quorum and Voting Eligibility.**

Roll Call was taken by the Secretary. Eleven of the 13 Board Members were present at the Roll Call: Dan Gibson (President), Jay Beeber (Vice-President), Dave Brown (Secretary), Madlena Minasian (Treasurer), Maggie Elliott, Garry Fordyce, Punam Gohel, Carol Hart, Sam Kwasman, Carlos Pelaez and Kreshell Ramey. David Hyman arrived later. Pat Crone was absent. The NHWNC quorum (the minimum number of Board Members needing to be present to take binding votes on Agendized Items) is seven (see the Bylaws at <https://lacity.quickbase.com/db/bj3apxsp3?a=q&qid=32&qskip=0&qrppg=1000&dlt=su46~>), so the Board could take such votes. All 13 of the 13 Board Seats were filled (by election or appointment). No Board Seats were vacant. Also attended: 50 Stakeholders and guests. Quorum was announced. Mr. Brown reported that all Board Members were eligible to vote.

**3. Announcements and Comments – President.**

Mr. Gibson thanked resident Helen Donovan for printing materials, Mr. Brown for providing and operating the sound system, and the Minutes Writer. He welcomed NHWNC election candidates.

**4. Public Agency Speakers and Announcements.**

Hannah Kelley, District Representative for State 18th District Senator Bob Hertzberg (818-901-5588; [Hannah.Kelley@sen.ca.gov](mailto:Hannah.Kelley@sen.ca.gov); <http://senate.ca.gov/hertzberg>), reported that the Senator was named Majority Leader. Senate Bill 258 grants \$5 million for homeless shelters that also would house their pets. The SB 232 Water Reliability Act would reduce wastewater.

Matt Hernandez, Public Safety Deputy for L.A. City District 12 Councilman Greig Smith (818-882-1212; [Matt.Hernandez@LACity.org](mailto:Matt.Hernandez@LACity.org); <http://CD12.LACity.org>),

reported that Nicole Bernson left; the new Chief of Staff will be Hannah Lee. Jessie Strobel will be the new Deputy Chief of Staff.

Danny Del Valle, an LAPD Devonshire Division Senior Lead Officer (office 818-363-1726; mobile/text phone 818-634-0362; 27677@LAPD.LACity.org, or DelVallesw.45@att.net for urgent; [http://www.LAPDonline.org/devonshire\\_community\\_police\\_station](http://www.LAPDonline.org/devonshire_community_police_station)), noted Burglary Theft from Motor Vehicles, reminded “not to leave property in plain sight” and to drive slower on wet pavement. He encouraged using an anti-theft Club on steering wheels, which was available for attendees.

Jose Galdamez, Neighborhood Council Advocate, L.A. Dept. of Neighborhood Empowerment (DONE; 818-374-9895; Jose.Galdamez@LACity.org; [www.EmpowerLA.org](http://www.EmpowerLA.org)), reported that DONE recently sent updated Bylaws to the Board and 500 mailers to North Hills West residents regarding the [May 4th 1:00-7:00 p.m.] election. Ms. Hart said the NHWNC will work to send more mailers.

**5. General Public Comments**

Stakeholder Anita Goldbaum believed Stakeholders should be able to speak for up to two minutes. Fran Potaski wanted the NHWNC to issue a Community Impact Statement regarding City Council File 17-1421 regarding illegal fireworks use reduction. Heather Hudson Beeber encouraged voting for her husband, Board Member Jay Beeber, for CD12 Councilman (Jay4LA.com; Jay@Jay4LA.com; 818-205-4790). Another CD12 candidate, Brandon Saario (SaarioForCouncil.com; VoteSaario@gmail.com; 818-489-9975), described his background. Resident Jill Akahoshi wanted signs installed under the 405/Plummer overpass regarding homeless encampments; she reported there has been prostitution, drug dealing and violent crime there.

**6. Update from Budget Advocates**

[*This Agenda Item was addressed after Item #9.*] Brian Allen, a Budget Advocate [<http://ncbala.com>], reported that the White Paper of recommendations to the Mayor soon will be published. Mr. Fordyce asserted that “the Mayor is doing a great job of ignoring the Budget Advocates.”

**7. Update from Homelessness Liaison Kreshell Ramey**

Ms. Ramey reported on upcoming events.

**8. Update from Ad-committee chair Carol Hart concerning Haskell/Aqueduct parking issues.**

Ms. Hart reported that the City Dept. of Transportation acknowledged receiving a Preferential Parking District (PPD) application and will conduct a traffic study.

**9. Review of parliamentary procedure, Rosenberg’s Rules of Order, and NHWNC Standing Rules. Vice President Beeber will provide a brief review of these items, including procedures for: a motion to amend, a motion to call the question, a “Point of Order”, appealing the Chair’s ruling, as well as general decorum and requirements for discussions to be relevant and germane to the topic at hand.**

Mr. Beeber said the “purpose of the rules . . . [is] to establish order . . . to conduct business . . . [and] to facilitate decision-making.” He noted various rules, procedures and Motions, and their proper uses.

- 10. Discussion and possible action** to ratify the President’s recommended Chair and Member appointments and changes to Standing and Ad Hoc committees as well as NHWNC liaisons.

There were no appointments or changes at this time.

- 11. Discussion and possible action** to approve the January 17, 2019 General Board Meeting Minutes.

After Item #15 was addressed, Mr. Gibson TABLED this Item.

- 12. Discussion and possible action** to approve the January 2019 Monthly Expenditure Report. (available on NC Funding System online portal: <https://cityclerk.lacity.org/NCFundPortal/Dashboard.html>)

After Item #15 was addressed, Mr. Gibson TABLED this Item.

- 13. Motion and possible action** to [see the below Motion]. Supporting documents available at [www.nhwnc.net](http://www.nhwnc.net).

**FUNDING MOTION** (by Mr. Gibson, seconded by Mr. Fordyce): The North Hills West Neighborhood Council approves up to \$750.00 to participate as a Lunch Sponsor for the ONEgeneration Senior Symposium to be held May 18, 2019. The sponsorship includes Booth, Canopy, table with two chairs, and lunch for 2. Also, the NHWNC logo will be displayed on all flyers, banners, programs and other outreach materials for the event.

**DISCUSSION:** Elaine Maeda reported that this is their 11<sup>th</sup> annual event and is held in conjunction with a Senior Job and Health Fair. Attendees can have a box lunch from Subway. She said “over a thousand people sign up.”

**AMENDMENT to the MOTION** (by Mr. Fordyce, seconded by Ms. Hart): The North Hills West Neighborhood Council adds the following wording to the Motion: “contingent upon adding head count information for each Neighborhood Council that participates and providing that information to each of those Neighborhood Councils.”

**DISCUSSION:** Ms. Maeda said “it’s . . . a really big health fair.”

**AMENDMENT to the AMENDMENT to the MOTION** (by Mr. Fordyce, seconded by Ms. Hart): The North Hills West Neighborhood Council replaces the wording “contingent upon adding” in the Motion to “contingent upon a commitment from the organizers to add . . .”

**AMENDMENTS to the MOTION PASSED** unanimously; zero opposed; zero abstained.

**FUNDING MOTION PASSED** unanimously by a roll call vote of the 11 eligible voters present with all 11 in favor (“Yes” or “Aye”) (Beeber, Brown, Elliott, Fordyce, Gibson, Gohel, Hart, Kwasman, Minasian, Pelaez and Ramey); zero opposed; zero abstained.

14. **Discussion and possible action** to [see the below Motion]. Supporting documents available on our website at [www.nhwnc.net](http://www.nhwnc.net).

**FUNDING MOTION** (by Mr. Gibson, seconded by Mr. Fordyce): The North Hills West Neighborhood Council approves a Neighborhood Purposes Grant in the amount of up to \$1,000 to the Southern California Preparedness Foundation for the 12th Annual Valley Disaster Preparedness Fair to be held on or about Saturday, October 12, 2019.

*Mr. Brown and Ms. Elliott recused from voting (self-declared as ineligible to vote on the below Motion due to a possible or known conflict of interest [they are Foundation Members]) and left the room at this time, making nine Board Members present and eligible to vote (the NHWNC Board quorum is seven). Recusing is different from abstaining, which is declining to vote “yes” or “no.”*

**DISCUSSION:** Linda Pruitt, Lake Balboa Neighborhood Council Board Member and Foundation Corporate Secretary, noted the Fair will be at the Northridge Fashion Center. “Everything is free.” She noted the recent “huge rainstorm,” predicted major earthquake, and recent large fires. She clarified that “this is not a CERT activity” and gets no FEMA funding.

**FUNDING MOTION PASSED** unanimously by a roll call vote of the nine eligible voters present with all nine in favor (“Yes” or “Aye”) (Beeber, Fordyce, Gibson, Gohel, Hart, Kwasman, Minasian, Pelaez and Ramey); zero opposed; zero abstained; two recused (Brown and Elliott).

*Mr. Brown and Ms. Elliott’s recusals ended and they returned to the room at this time, making 11 Board Members present and eligible to vote.*

15. **Discussion and possible action** regarding the Board’s position on the proposed construction of a 1-story 31,355 sf., 24-classroom, administration, and multipurpose room building to relocate Valor Academy Elementary School, serving 458 students in grades pk-4, with 24 parking spaces, at 8618-8630 N. Haskell Ave. (Case No. CPC-2018-6009-CU-F-SPR & ENV-2018-6010-EAF). Applicant is requesting a conditional use permit for construction of a 1- story 31,355 sf., 24-classroom, administration, and multipurpose room building to relocate Valor Academy Elementary school, a public charter school that will serve 520 students in grades TK-4, with 24 parking spaces, at 8618-8630 N. Haskell Ave. The following zoning approvals are being requested for this project in Case No. CPC-2018-6009-CU-F-SPR: (1) a conditional use permit per LAMC §12.24.U.24 for a public charter elementary school in the RA-1 zone; (2) area adjustments per LAMC §12.24.F to increase the Residential Floor Area (RFA) to permit 33,564 sf. of RFA on the site, in lieu of the maximum of 13,220.68 sf of RFA permitted by LAMC §12.07.C.5, and a

rear yard reduction to 11 ft. in lieu of the 25 ft. required; (3) a 20% reduction of bicycle parking per LAMC §12.24.S; (4) an over in height fence of 8 ft. in the front yard in lieu of the maximum 6 ft. required per LAMC §12.24.X.7; (5) a Site Plan Review per LAMC §16.05 for a project resulting in a net increase of 1,000 or more average daily trips. The proposed school site is an approximately 1.51-acre (approx. 66,103.4 sf) parcel on the east side of Haskell Avenue, between Parthenia Street and Chase Street, comprised of 3 lots zoned RA-1. The two northern lots of the school site (approximately 43% of the 1.51-acre site) are vacant and unpaved, having been used for the storage of wood mulch, commercial trucks, and employee parking for the landscaping business that existed on the site for many years. The southern lot is improved with a single family dwelling that has been converted to an office for the landscaping business and storage areas and sheds for materials and equipment used in the landscaping business. Supporting documents available on our website at [www.nhwnc.net](http://www.nhwnc.net) Recommendation from the PLUM Committee – By unanimous vote, the PLUM Committee expresses the following concerns about the project:

1. Parking - The project does not provide sufficient on-site parking for all staff and visitors. While the applicant has attempted to contract with another entity to provide additional offstreet parking, no agreement has yet been reached. The committee believes that this issue should be definitively resolved prior to project approval.
2. Traffic - The committee has concerns regarding additional traffic that will be drawn to the area and the effect it will have on the residents who live there. As of the February 11th hearing, the committee does not believe that the applicant has provided sufficient plans to mitigate these additional traffic impacts and asked the applicant to provide the full board with additional mitigation plans.
3. Security - Members of the committee expressed concerns regarding security measures for the school site from the hours of 9 pm to 5 am when the no-one will be present on-site. The committee asked the applicant to address this issue.
4. Noise –Current plans call for a meal delivery to be made to the school in the early hours of the morning prior to student arrival. The committee expressed concerns about noise from the truck entering and exiting the property, voices of the delivery personnel, and any Backup Reverse Beeper Warning Alarm emanating from the truck. The committee asked the applicant to address this issue.

Please Note - This item was heard in public meetings of the PLUM Committee on January 3 and February 11, 2019. Extensive time for public comment was provided. To provide sufficient time for all members of the public to provide public comment, each member of the public wishing to provide public comment on this item will be allotted 1 minute. More extensive written comments may be provided to the Board prior to the meeting either by email or in hard copy format.

**DISCUSSION:** Mr. Beeber read aloud the above. Mike Woodward, Land Use Attorney and Consultant to Valor, presented, showed slides including a site plan and renderings, and introduced School staff. The School must move by August 20<sup>th</sup>. There would “be an eight-foot high concrete wall along the eastern boundary” and “eight-foot security fence along the front” on Haskell. “The School will have voluntary conditions” including a parking plan that addresses parking and to reduce traffic. A “16-passenger” shuttle would take staff to and from parking. The City Department of Transportation concluded that School traffic would cause “no

significant impacts.” If a parent dropped off a student outside of the designated area, the student could be suspended. Mr. Woodward described a security system including surveillance cameras, alarms, gates and motion detectors. Students would get a free daily breakfast and lunch. Mr. Beeber noted the Committee gave “extensive opportunities . . . we’ve heard a lot of the community’s concerns” at two Committee meetings. Mr. Woodward explained campus structures and activity locations.

*Board Member David Hyman arrived at this time (8:50), making 12 Board Members present (the NHWNC quorum is seven).*

Angeline Krolnik-Campos believed there was not enough parking, that traffic would be dispersed to residential streets and that left-turn lane striping would be needed. Peggy Burgess believed that School walls would increase area heat; air pollution from vehicles would increase; and that “the property is too small . . . does not fit in with this neighborhood.” James Morecroft, Yvonne Diare, Robert, Linda Erdman and Joe Benitez opposed the School. Beth Zaida McFarland believed the School would increase traffic, noise, parking scarcity and crime; she “would like to keep the North Hills area residential” and wanted more outreach to residents about the project. Ms. Goldbaum was concerned about School security and believed that there should not be “a school in a residential neighborhood.” Fran Potaski believed the neighborhood would become “overcrowded.” Haskell resident Carole David “wants to keep it residential.” April Clark believed traffic would be added on Rayen and was concerned about pedestrian safety. Haskell resident Marbea Lozano believed the School “would add safety”; traffic on Haskell “is nowhere close to being jammed”; and there is “so much crime” on the site now. School principle May Oey said the School currently has 315 students.

Mr. Hyman relayed that the Post Office letter carrier for the area opposes the School. Mr. Brown said “the site is too small for the proposed applicant” and suggested having underground parking. Mr. Pelaez believed there is no plan for future growth, saying “I don’t think this lot is big enough.” Mr. Kwasman was concerned about pollution. Ms. Hart had asked Eric Moody, Transportation Deputy for L.A. City District 12, to help have an environmental study done; she noted there are “five houses of worship” in the area and added that “we shouldn’t be giving up any of our RA-zoned properties.” Ms. Ramey supported the Stakeholders opposing the School. Mr. Fordyce believed the project is “spot zoning” on an RA-1-zoned site, “an outrageous encroachment” on a residential area and that “this is a permanent use.” Mr. Brown believed that “that vacant property is going to be a magnet for some kind of development . . . you might not like what some of those future uses are.” Mr. Woodward stated that students would come “from the surrounding neighborhood,” probably “within two miles.” The School would consider a re-design, however, underground parking “is out of the question” and “the parents sign a contract . . . to abide by the rules.” A straw (unofficial) poll indicated that no one thought traffic or noise were adequately addressed; three thought that security was adequately addressed. Mr. Beeber was concerned about “encroachment on single-family neighborhoods . . . the project is to big for this site.”

**MOTION** (by Mr. Beeber, seconded by Mr. Fordyce): The North Hills West Neighborhood Council opposes the construction of a 1-story 31,355 sf., 24-classroom, administration, and multipurpose room building to relocate Valor Academy Elementary School, serving 458 students in grades tk-4, with 24 parking spaces, at 8618-8630 N. Haskell Ave. (Case No. CPC-2018-6009-CU-F-SPR & ENV-2018-6010-EAF), for the following reasons:

1. Parking - The project does not provide sufficient on-site parking for all staff and visitors. While the applicant has attempted to contract with another entity to provide additional off-street parking, no agreement has yet been reached. The Board believes that this issue should be definitively resolved prior to project approval.
2. Traffic - The Board believes that the additional traffic that will be drawn to the area will have a negative effect on the residents who live there. The Board does not believe that the applicant has provided sufficient plans to mitigate these additional traffic impacts and has asked the applicant to provide additional mitigation plans that will address the community's concerns.
3. Air quality / air pollution – Furthermore, the Board asks for an Environmental Impact Report to address concerns over air quality / air pollution.
4. Noise – Current plans call for a meal delivery to be made to the school in the early hours of the morning prior to student arrival. The believes noise from the truck entering and exiting the property, voices of the delivery personnel, and any Backup Reverse Beeper Warning Alarm emanating from the truck will disturb the neighbors immediately adjacent to the property.

Furthermore, the Board believes that the project should not go forward until the above issues are addressed to the Board's satisfaction. We ask that the applicant return to the Board with a satisfactory plan to address these issues and that no approvals be granted for this project until this is accomplished.

The Chair of the PLUM committee is authorized to communicate the above to all boards and elected officials having jurisdiction over this project.

**SUBSTITUTE MOTION** (by Mr. Fordyce): The North Hills West Neighborhood Council opposes Case No. CPC-2018-6009-CU-F-SPR & ENV-2018-6010-EAF and approves this project.

**SUBSTITUTE MOTION FAILED** for lack of a second.

**AMENDMENT to the MOTION** (by Ms. Hart, accepted by Mr. Beeber and Mr. Fordyce): to add to the Motion the wording "Furthermore, the Board asks for an Environmental Impact Report to address concerns over air quality / air pollution."

**DISCUSSION:** Mr. Woodward noted they have a March 19<sup>th</sup> hearing.

*Board Member Madlena Minasian had left by this time, making 11 Board Members present (the NHWNC quorum is seven).*

**MOTION PASSED** unanimously with all 11 in favor; zero opposed; zero abstained.

- 16. Discussion and possible action** to approve an expenditure of up to \$760.00 per monthly board meeting for security to be provided by LAPD Security Services Division. NHWNC previously approve the expenditure of up to \$350.00 per monthly board meeting for one security officer at the Special Board Meeting of December 4, 2018. Sgt. Torres has since proposed that Devonshire Division assign two security officers for the NHWNC meeting at \$95.00 per hour for each officer. Therefore, 2 officers x \$95.00 an Hr x 4 hours = \$760.00.

Mr. Gibson TABLED this Item.

- 17. Discussion and possible action** regarding the Board's position on Senate Bill 50 (Weiner), a proposal to eliminate much of the current zoning rules near transit stops and other designated areas. The Board will discuss possible action to submit a Community Impact Statement (CIS) to the LA City Council to include in the City's 2019-2020 Legislative Program OPPOSITION to SB50. Senate Bill 50 (Weiner), has been introduced in the California State Legislature that would override local zoning regulations and require approval of high density, increased height, development projects in any zone, including single family residential zones, within a half mile of a "job-rich area" or "major transit stop". The bill raises height limits to 45 feet, about four stories, within a half-mile radius of a major transit stop, and 55 feet or five stories within a quarter mile radius of a major transit stop. It also eliminates minimum parking requirements for new developments. The text of the bill can be found here: [https://leginfo.legislature.ca.gov/faces/billTextClient.xhtml?bill\\_id=201920200SB50](https://leginfo.legislature.ca.gov/faces/billTextClient.xhtml?bill_id=201920200SB50). Recommendation from the PLUM Committee – By unanimous vote, the PLUM committee recommends that the board approve this item.

Mr. Gibson TABLED this Item.

## **18. Committee Reports**

Mr. Gibson TABLED this Item.

## **19. Adjournment**

**MOTION to ADJOURN** (by Mr. Gibson, seconded by Ms. Hart).

**MOTION to ADJOURN PASSED** unanimously; zero opposed; zero abstained.

The Meeting was **ADJOURNED** at 9:57 p.m.

*The first paragraph of some Items, Motions/Resolutions and other wording may have been copied from the Agenda.* Minutes written by DL, possibly edited by NHWNC. The NHWNC Minutes page is <http://www.nhwnc.net/agendas-minutes/minutes-and-agendas>.